



Ministry of  
Transportation  
and Infrastructure

Our file: 2020-00604  
Your file: PRRD File # 20-003 ZN  
Date: February 21, 2020

Peace River Regional District  
PO Box 810  
1981 Alaska Avenue  
Dawson Creek, BC V1G 4H8

Attention: Kole Casey, South Peace Land Use Planner

The Ministry of Transportation and Infrastructure (Ministry) has received and reviewed your referral dated February 4, 2020 to rezone the property from R-6 (Residential 6) zone to R-4 (Residential 4). The proposal falls within Section 52 of the Transportation Act and will require formal ministry approval and signature.

The Ministry is in support of the proposal however we have the following conditions that must be satisfied prior to final approval and signature:

1. The subject lot fronts on a Controlled Access (CA) Highway. For protection of the Highway corridor and the safety of the travelling public, private accesses are permitted only at the discretion of the Ministry. CA Highways carry stringent requirements for access, with a preference for alternative access. No direct access to the John Hart Highway 97S is supported from the subject lot. All access is to be via the side road network 208 Road (Old Hart Highway).

The ministry has not received a conventional subdivision application from the owner to subdivide the subject lot as shown in this referral package. The proposed subdivision lot layout as submitted is not guaranteed as it is dependent on review and approval by the Provincial Approving Officer – conditions of subdivision have not been determined.

Thank you for the opportunity to comment. If you or the proponent has any questions, please contact me at (778) 576-1114 or by email at [Beth.Bahm@gov.bc.ca](mailto:Beth.Bahm@gov.bc.ca).

Sincerely,

